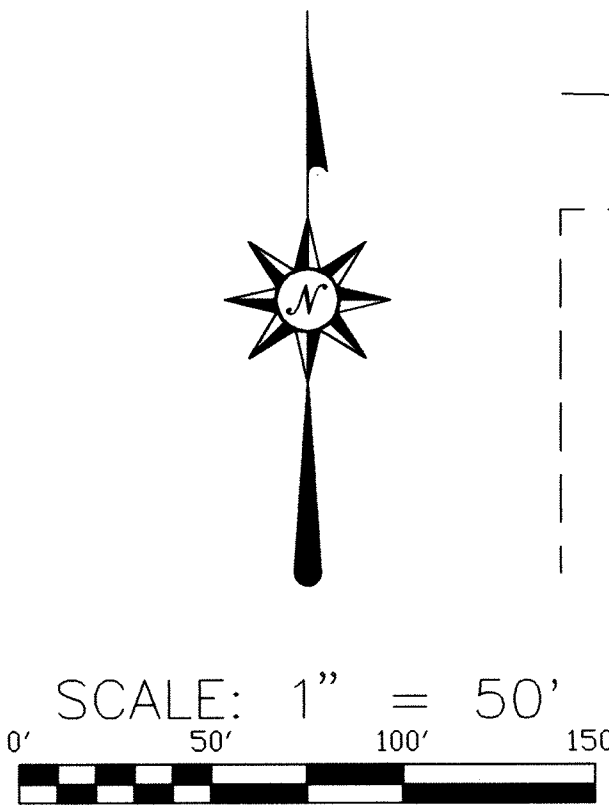


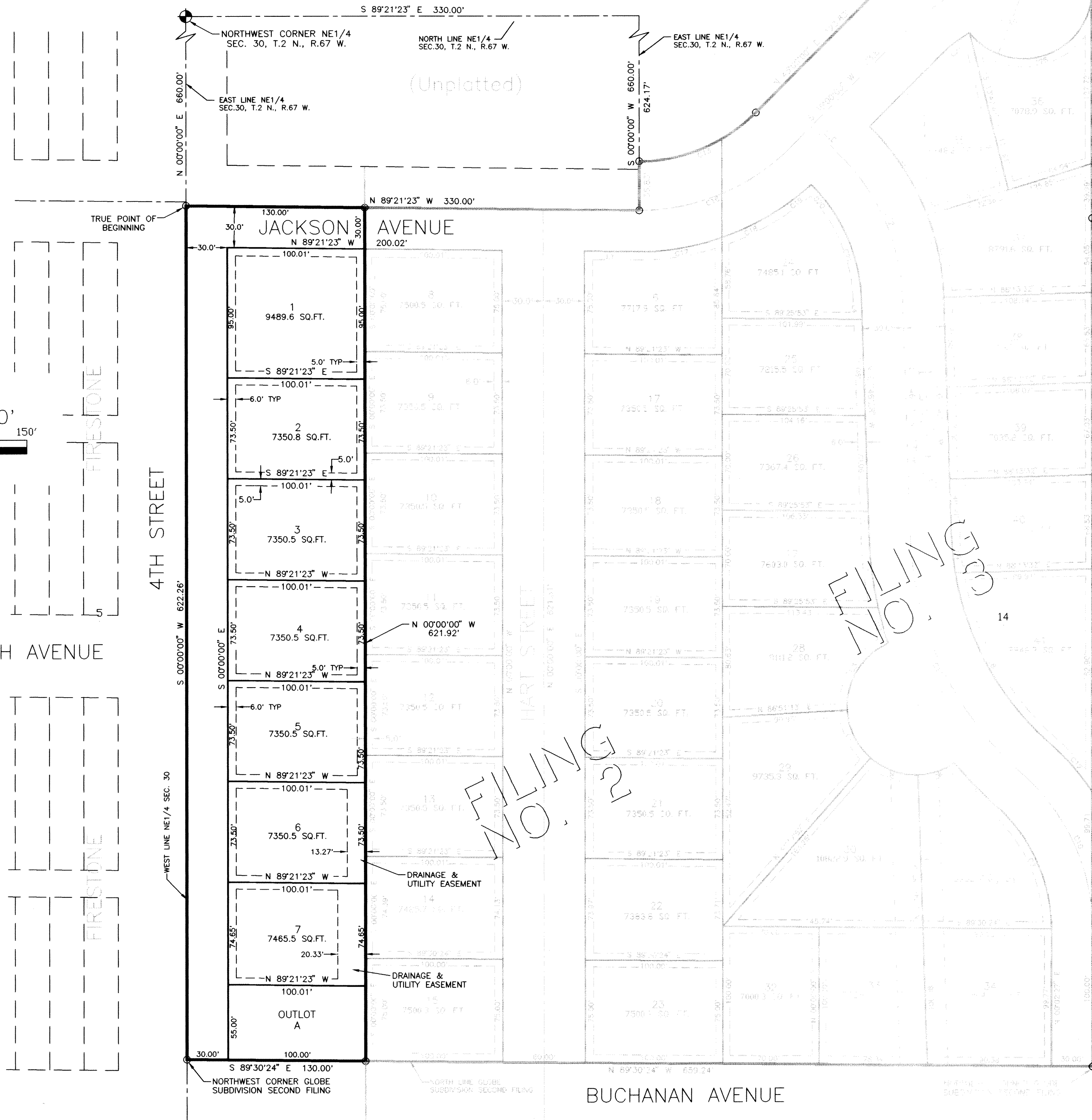
FINAL PLAT
TIMBERLAND SUBDIVISION - FIRST FILING
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO
SHEET 1 OF 1

2525064 B-1581 P-464 12/16/1996 12:36P PG 1 OF 1 REC DOC
Weld County CO JA Suki Tsukamoto Clerk & Recorder 11.00



MONMOUTH AVENUE

4TH STREET



○ DENOTES NO. 4 REBAR AND
CAP -SET- L.S. 23027

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED BEING THE OWNERS OF THE
LAND SHOWN IN THIS FINAL PLAT AND DESCRIBED AS FOLLOWS:

That part of the West one-half Northeast one-quarter Section 30, Township 2
North, Range 67 West of the Sixth Principal Meridian, Weld County, Colorado
described as: Beginning at the Northwest corner said Northeast one-quarter,
thence S89°21'23"E along the North line said Northeast one-quarter a distance of
330.00 feet; thence S00°00'00"W parallel with the West line said Northeast
one-quarter a distance of 660.00 feet; thence N89°21'23"W a distance of 330.00
feet to the True Point of Beginning; thence S00°00'00"W along the West line
said Northeast one-quarter a distance of 622.26 feet to a point, said point
being the Northwest corner Globe Subdivision Second Filing, a subdivision of
part of said Section 30; thence S89°30'24"E along the North line said Globe
Subdivision Second Filing a distance of 130.00; thence N00°00'00"W parallel
with the West line said West one-half Northeast one-quarter a distance of
621.92 feet; thence N89°21'23"W a distance of 130.00 feet to the True
Point of Beginning.

Contains 1.86 Acres more or less.

Basis of Bearings: The West line Northeast one-quarter Section 30, Township 2
North, Range 67 West of the Sixth Principal Meridian, Weld County, Colorado is
assumed to bear N00°00'00"E.

HAVE LAID OUT, SUBDIVIDED AND PLATTED SAID LAND AS PER DRAWING HEREON CONTAINED
UNDER THE NAME AND STYLE OF TIMBERLAND SUBDIVISION - FIRST FILING, A SUBDIVISION A
PART OF THE TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO, AND BY THESE
PRESENTS DO HEREBY DEDICATE TO THE TOWN OF FIRESTONE THE STREETS, AVENUES AS SHOWN
ON THE ACCOMPANYING PLAT FOR THE PUBLIC USE THEREOF FOREVER AND DOES FURTHER
DEDICATE TO THE USE OF THE TOWN OF FIRESTONE AND ALL SERVING PUBLIC UTILITIES AND
OTHER APPROPRIATE PUBLIC ENTITIES THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE
SO DESIGNATED AS EASEMENTS AS SHOWN.

OWNER: TIMBERLAND CONSTRUCTION, L.L.C.

BY: NATHANIEL J. ORR - MEMBER

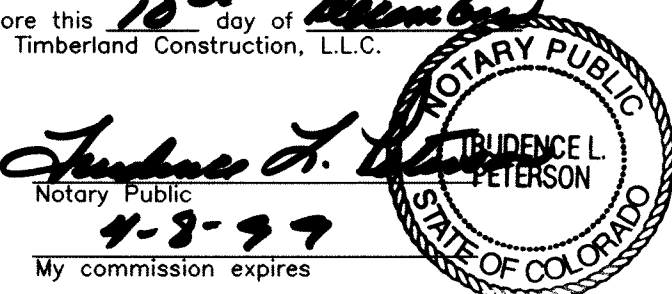
BY: CRAIG CLAGGETT - MEMBER

STATE OF COLORADO)SS

COUNTY OF WELD)

The foregoing instrument was acknowledged before this 10th day of November
19 96, by Nathaniel J. Orr - Member - Timberland Construction, L.L.C.

Witness my hand and official seal.

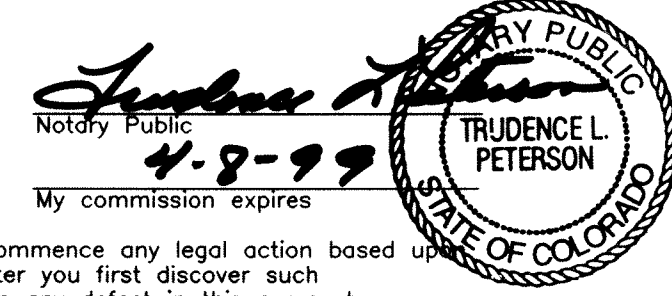


STATE OF COLORADO)SS

COUNTY OF WELD)

The foregoing instrument was acknowledged before this 10th day of November
19 96, by Craig Claggett - Member - Timberland Construction, L.L.C.

Witness my hand and official seal.



NOTICE: According to Colorado law you must commence any legal action based upon
any defect in this survey within three years after you first discover such
defect. In no event may any action based upon any defect in this survey be
commenced more than ten years from the date of certification shown hereon.

CERTIFICATE OF SURVEY:

I, Curt E. Acklam, a registered Professional Land Surveyor in the State of
Colorado do hereby certify that the accompanying plat of TIMBERLAND SUBDIVISION
and the survey of the boundary thereof were made by me or under my direction
and that the same are correct to the best of my knowledge and belief.

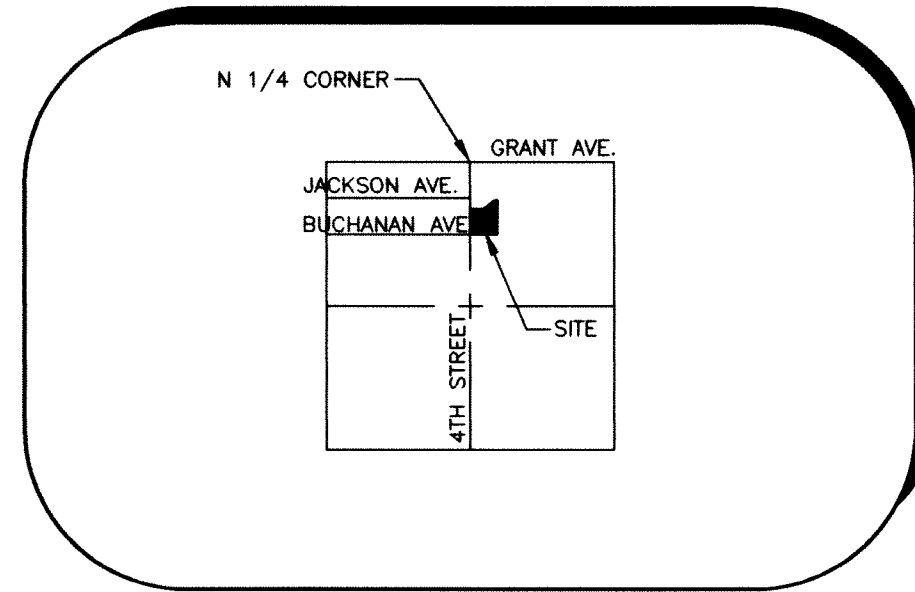
Curt E. Acklam - LS No. 23027
(For and on behalf of Acklam & Associates, Inc.)
Job No. _____ Date: _____

OWNERSHIP AND TITLE CERTIFICATE:

I, _____, an attorney admitted to practice in the
State of Colorado, hereby certify the persons dedicating the public ways shown
and described on this plat are the owners thereof in fee simple, free and clear
of all encumbrances.

Date: _____ Attorney: _____

TOWN OF FIRESTONE, COLORADO



VICINITY MAP - NOT TO SCALE

NOTE:

1. Outlot A is dedicated to the Tri-Area Sanitation District as a Drainage Easement for use as a detention facility. Maintenance of Outlot A shall be the responsibility of the Town of Firestone. The Tri-Area Sanitation District shall have the right of ingress and egress for inspection and/or repair of the detention facilities.
2. No landscaping or structures shall be constructed within the side lot or rear lot easements that will, in the opinion of the Tri-Area Sanitation District, impede the flow or detention of storm water runoff. This shall include, but not be limited to, sheds, retaining walls, decks or trees.
3. All easements shown are for utility and drainage purposes unless otherwise noted.

APPROVALS:

This is to certify that the Plat of TIMBERLAND SUBDIVISION was approved on this 10th day of November, 1996, and that the Mayor of the Town of Firestone on behalf of the Town of Firestone, hereby acknowledges said Plat upon which this certificate is endorsed for all purposes indicated thereon.

Mayor: _____ Attest: Town Clerk: _____

CLERK AND RECORDER CERTIFICATE:

This plat was filed for record in the office of the Weld County Clerk and Recorder, in the State of Colorado at _____ M., on the _____ day of _____, 19 _____.

County Clerk and Recorder: _____ Deputy: _____

BOOK: _____

PAGE: _____

MAP: _____

RECEPTION NO. _____

DEVELOPER:
TIMBERLAND CONSTRUCTION
4414 VINE STREET
DENVER, COLORADO 80216
(303) 297-1597

CONSULTANT:
ACKLAM & ASSOCIATES, INC.
1001 EAST BRIDGE STREET
BRIGHTON, COLORADO 80601
(303) 659-8546

C:\SC12\WORK\TIMBERLD\FLNG1.DWG

DATE PREPARED:
OCT. 28. 1996